

City of Santa Clara

ARCHITECTURAL COMMITTEE MEETING AGENDA

Wednesday, January 23, 2013 - 6:00 P.M.

CITY COUNCIL CHAMBERS 1500 Warburton Avenue Santa Clara, CA 95050

Please refer to the Architectural Committee Procedural Items coversheet for information on all procedural matters.

ITEMS FOR COUNCIL ACTION

The following items from this Architectural Committee agenda will be scheduled for Council review following the conclusion of hearing and recommendations by the Architectural Committee. Due to timing of notices for Council hearings and the preparation of Council agenda reports, these items will not necessarily be heard on the date the minutes from this meeting are forwarded to the Council. Please contact the Planning Division office for information on the schedule of hearings for these items:

- None
- 1. CALL TO ORDER
- 2. ROLL CALL

3. DISTRIBUTION OF AGENDA

Copies of the current agenda are available from the Planning Division office on the Friday afternoon preceding the meeting and are also available at the Committee meeting.

- 4. DECLARATION OF COMMITTEE PROCEDURES
- 5. REQUESTS FOR EXCEPTIONS, WITHDRAWALS AND CONTINUANCES
 - A. Withdrawals
 - B. Continuances without a hearing
 - C. Exceptions (requests for agenda items to be taken out of order)

6. ORAL PETITIONS/ ANNOUNCEMENTS AND COMMUNICATIONS

Members of the Public may briefly address the Committee on any item not on the agenda.

7. CONSENT CALENDAR

Consent Calendar items may be enacted, approved or adopted, by one motion unless requested to be removed by anyone for discussion or explanation. If any member of the Architectural Committee, staff, the applicant or a member of the public wishes to comment on a Consent Calendar item, or would like the item to be heard on the regular agenda, please notify Planning staff, or request this action at the Architectural Committee meeting during the Consent Calendar review. Items listed on the Consent Calendar with associated file numbers constitute Public Hearing items.

None

8. PUBLIC HEARING ITEMS

8.A. File No.: PLN2007-06802

Project Name:

Gallery at Central Park Project

Location:

900 Kiely Boulevard, consisting of two parcels with a combined area of 26+ acres located at the northwest and southwest corners of Kiely Boulevard and Kaiser Drive (APNs 290-26-022 and 024); property is zoned Planned Development-Master Community (PD-MC)

Applicant:

Prometheus Real Estate Group

Owner:

Fairfield Residential

Request:

Architectural Review of an approved development area plan in the master community for the Gallery at Central Park Project. The proposal is for the Row Houses and Townhouse project area in Development Area Plan Two and Three. (Continued, date certain, from Architectural

Committee meeting December 5, 2012)

CEQA Determination:

Gallery at Central Park Project Environmental Impact

Project Planner:

Gloria Sciara, AICP, Development Review Officer

Staff Recommendation: Approve, subject to conditions

8.B. File No.: PLN2012-09096

Location:

2121 Laurelwood Road, a 7.02 acre parcel on the north side of Laurelwood Road approximately 940 feet north of Thomas Road, (APN: 104-14-153); property is zoned

Planned Development (PD) John Duquette, ARC Tech Inc.

Applicant:

SPI Holdings, Inc.

Owner: Request:

Architectural Review of a six-story 218,000 square foot

office building, one-story 9,300 square foot amenity building, one-story 4,000 square foot retail building, three level parking garage and surface parking lot totaling 861 spaces, landscaping, and site improvements (Rezoning

approved by City Council 12/14/12)

CEQA Determination:

Adopted Mitigated Negative Declaration (CEQ2012-

01138)

Project Planner:

Debby Fernandez, Associate Planner

Staff Recommendation:

Approve, subject to conditions

8.C. File No.: PLN2012-09535

Location:

3533 Golden Gate Drive, a 5,000 square foot parcel located on the north side of Golden Gate Drive approximately 700 feet west of Curtis Avenue, (APN:

290-22-141); property zoned Single Family (R1-6L)

Applicant/Owner:

Phuong Duong

Request:

Architectural Review of a first floor and second story

addition to an existing single family residence

CEQA Determination:

Categorically Exempt per CEQA Section 15301

Project Planner:

Marge Sung, Associate Planner

Staff Recommendation:

Approve, subject to conditions

8.D.

File No.:

PLN2012-09594

Location:

1910 Avenida de Las Rosas, a 6,467 square foot lot on the south side of Avenida de Las Rosas approximately 180 feet east of Avenida de Carmen. (APN: 097-42-

079); property zoned Single Family (R1-6L)

Applicant/Owner:

Hazel Alabado

Request:

Architectural Review of a first floor and second story addition to an existing single family residence and Modification to reduce minimum rear setback to 15 feet

where 20 feet is required

CEQA Determination:

Categorically Exempt per CEQA Section 15301

Project Planner:

Debby Fernandez, Associate Planner

Staff Recommendation:

Redesign

8.E. File No.: PLN2013-09615

Location:

751 Howell Avenue, a 6,105 square foot lot on the east side of Howell Avenue approximately 115 feet south of Withrow Place (APN: 293-12-017); property zoned

Single Family (R1-6L)

Applicant:

Rolando Noriega, RN Design

Owner:

William Perry

Request:

Architectural Review of a first floor and second story addition to an existing single family residence and Modification to reduce minimum rear setback to 15'1"

feet where 20 feet is required

CEQA Determination:

Categorically Exempt per CEQA Section 15301

Project Planner:

Debby Fernandez, Associate Planner

Staff Recommendation:

Redesign

9. OTHER BUSINESS

Committee Procedures and Staff Communications 9.A.

- i. Announcements/Other Items
- ii. Report of the Liaison from the Planning and Inspection Department
- iii. Committee/Board Liaison and Committee Reports
- iv. Committee Activities
- v. Upcoming Agenda Items

10. ADJOURNMENT

Adjourn. The next regular Architectural Committee meeting will be held on February 20, 2013, at 6:00 p.m.

Prepared by: \

Associate Planner

Approved:

Gloria Sciara, AICP

Development Review Officer

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